

# Standard Features Rocky Mound

## Kitchen:

Quartz Counters Choice of Edge- \$60/sq ft  
Cabinets Shaker with white paint with 4" crown  
Refrigerator end panels  
Single stainless front control electric oven-drop in  
Recirculating vent stainless microwave over oven  
Stainless dishwasher  
Flat black apron front farmhouse sink  
Flat black industrial kitchen faucet with pull off sprayer  
White subway backsplash 3"x6"  
Matte black pulls & knobs hardware  
4'x7' island with cabinets on front only, barn style decorative panels on ends, flat panel back.  
2 pendants over island  
1 pendant over sink  
4 can LED lights

## Primary Bath:

Comes with furniture style vanity or customer selection below  
Double Vanity, \$1200 budget  
Undermount square sinks  
Vanity faucets flat black \$60 per faucet x 2 (spread depends on vanity)  
Matte black industrial double lights x 2 (\$50 per vanity light)  
Fan light combo vented to outside  
Recessed light over shower  
2 Framed mirrors \$120 per mirror  
Hardware \$2/pull or knob 7 pieces  
Shower walls subway tile 3"x6" to ceiling  
Shower floor pan fiberglass  
Shower has 2 glass shelves  
Shower faucet \$220 handle & head combo Delta  
Luxury Vinyl Plank Floor  
Comfort elongated toilet  
Matte black towel rack, toilet paper holder and 2 vanity towel hoops  
Shiplap behind vanity & mirrors

## Secondary Bath:

Comes with furniture style vanity or customer selection below  
Single 36" vanity including top & undermount sink \$600 budget  
36" tub shower combo drop in  
Shower faucet \$220 handle & head Delta

Matte black industrial double light (\$50 per vanity light)  
Framed mirror \$120  
Hardware \$2/pull or knob 3 pieces  
Fan light combo vented to outside  
Vanity faucets flat black \$60 per faucet  
Luxury Vinyl Plank Floor  
Comfort elongated toilet  
Matte black toilet paper holder, towel bar & 1 towel ring

#### Laundry/Mud Room: 7x16

Washer/Dryer hook ups  
Mud sink  
Cabinets over Washer/Dryer Shaker White with matte black hardware  
Luxury Vinyl Plank Floor  
(select pantry shelves, bev fridge hook up or drop zone)  
Barn Door entry from interior

#### Trim Out:

5.25" baseboards  
Shiplap master bath behind vanity mirrors  
Shiplap master bedroom on transom window wall up to midway through window  
Painted wood shelving in master closet  
Wire shelving in secondary bedrooms & coat closet  
Cased windows & doors  
3 panel smooth craftsman door with matte black knobs & hinges

#### Main House:

Luxury Vinyl Plank Coretec Smartcore Waterproof 7" wide (can pick color)  
White ceiling/trim & doors  
1 color throughout house flat Sherwin Williams  
Additional wall colors \$250 per brush change  
R13 insulation walls r 38 ceiling

#### Major Mechanical:

Electric 50 gallon Reliant Water Heater  
HVAC Rheem  
Google Nest Thermostat

#### Exterior:

30 year architectural shingle  
Hardie Board siding (Sherwin Williams paint)  
Front door  $\frac{3}{4}$  light painted

Handle set with deadbolt

Side door ½ light with blinds in glass painted

Single slider back glass door 6'

Front porch trex floor deck 6'x23' covered with stained cedar columns & stone piers under deck

Vinyl soffit under porch and carport & roof gables

Back deck pressure treated lumber unstained 16'x12' uncovered depending on layout of lot

White vinyl windows center grill

Oversized white gutters with splash blocks (no piping/french drains)

Gravel drive

Landscaping:

Seed & straw to disrupted soil